

5/18/10 8:57:39
DK W BK 633 PG 563
DE SOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Prepared by:
Morris & Associates
2309 Oliver Road
Monroe, LA, 71201
Telephone: 318-330-9020
Emily Kaye Courteau Bar# 100570

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**Substitute Trustee's Deed
Indexing Instructions**

Lot 3, Sec A, Henry's Plantation, Secs 15 and 22, T-1-S, R-6-W, Plat Bk 41, page 16-17, DeSoto Co., MS

STATE OF MISSISSIPPI
COUNTY OF DeSoto

GRANTOR:
Emily Kaye Courteau
2309 Oliver Road
Monroe LA 71201
318-330-9020

GRANTEE:
Wells Fargo Bank, NA s/b/m to Wells Fargo Home Mortgage, Inc.
7495 New Horizon Way
Frederick, MD 21703
800-662-3806

WHEREAS, on the 10th day of September, 2002 and acknowledged on the 10th day of September, 2002, James E Brown, III and wife Leslie G Brown, executed and delivered a certain Deed of Trust unto Arnold Weiss, Trustee for Pulaski Mortgage Company, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 1568 at Page 114; and

WHEREAS, on the 17th day of September, 2002, Pulaski Mortgage Company, assigned said Deed of Trust unto Wells Fargo Home Mortgage, Inc., by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1599 at Page 395; and

WHEREAS, on the 12th day of November, 2009 the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3103 at Page 788; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated April 7, 2010 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in DeSoto Times-Tribune for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 4th day of May, 2010, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 4th day of May, 2010, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

Lot 3, Section "A", Henry's Plantation, situated in Sections 15 and 22, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 41, at Pages 16-17, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, at said sale Wells Fargo Bank, NA s/b/m to Wells Fargo Home Mortgage, Inc. was the highest bidder and best bidder, therefore, for the sum of \$127,692.59 and the same was then and there struck off to Wells Fargo Bank, NA s/b/m to Wells Fargo Home Mortgage, Inc. and it was declared the purchaser thereof; and

F09-3064

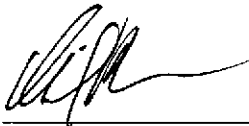
WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$127,692.59 do hereby convey the above-described property to Wells Fargo Bank, NA s/b/m to Wells Fargo Home Mortgage, Inc.

I convey only such title as is vested in me as Substitute Trustee.

cab/F09-3064

WITNESS MY SIGNATURE, this the 10 day of May, 2010.

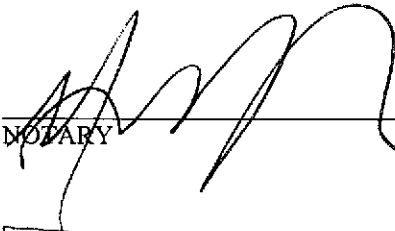


Emily Kaye Courteau, Substitute Trustee

STATE OF LOUISIANA

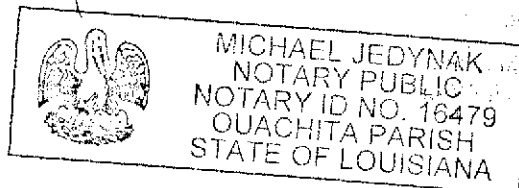
PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 10 day of May, 2010, the within named Emily Kaye Courteau, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.



NOTARY

AT DEATH
MY COMMISSION EXPIRES



DESOTO TIMES-TRIBUNE

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

Substitute Trustee's Notice of Sale

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 10th day of September, 2002 and acknowledged on the 10th day of September, 2002, James E Brown, III and wife Leslie G Brown, executed and delivered a certain Deed of Trust unto Arnold Weiss, Trustee for Pulaski Mortgage Company, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 1568 at Page 114; and

WHEREAS, on the 17th day of September, 2002, Pulaski Mortgage Company, assigned said Deed of Trust unto Wells Fargo Home Mortgage, Inc., by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1599 at Page 395; and

WHEREAS, on the 12th day of November, 2009, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3108 at Page 788; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 4th day of May, 2010, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:

Lot 3, Section "A", Henry's Plantation, situated in Sections 15 and 22, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 41, at Pages 18-17, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

Volume No. 115 on the 13 day of April, 2010

Volume No. 115 on the 20 day of April, 2010

Volume No. 115 on the 27 day of April, 2010

Volume No. _____ on the _____ day of _____, 2010

Volume No. _____ on the _____ day of _____, 2010

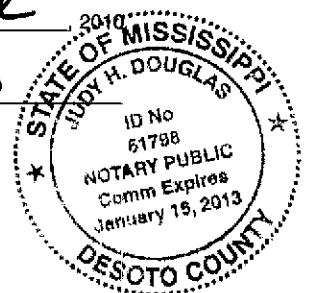
Volume No. _____ on the _____ day of _____, 2010

Diane Smith

Sworn to and subscribed before me, this 27 day of April, 2010

BY Judy H. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2013
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



A. Single first insertion of 363 words @ .12 \$ 43.56

I will only convey such title as is vested in me as Substitute Trustee insertions of 726 words @ .10 \$ 72.60

WITNESS MY SIGNATURE, this day April 7, 2010 in and deposing to same \$ 3.00

Emily Kaye Courteau FEE: \$ 119.16

Substitute Trustee
2909 Oliver Road
Monroe, LA 71201
(318) 330-9020
cab/F09-9064
PUBLISH: 4-13-10 / 4-20-10 / 4-27-10

4445 Hwy Hernando, MS 38632 • 662.429.6397 • Fax: 662.429.5229